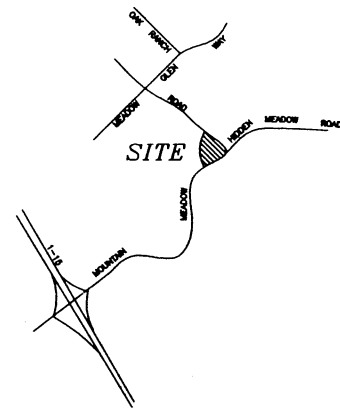


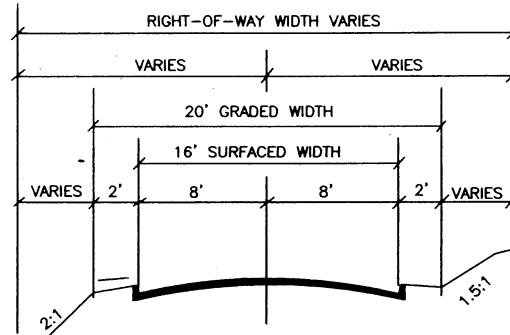
## CONCEPTUAL GRADING PLAN

## TENTATIVE PARCEL MAP



VICINITY MAP

NO SCALE  
T.B. PAGE 1089, E-4



TYPICAL SECTION

PROPOSED EASEMENT  
NO SCALE

## GRADING NOTES:

THIS PLAN IS PROVIDED TO ALLOW FOR FULL AND ADEQUATE DISCRETIONARY REVIEW OF A PROPOSED DEVELOPMENT PROJECT. THE PROPERTY OWNER ACKNOWLEDGES THAT ACCEPTANCE OR APPROVAL OF THIS PLAN DOES NOT CONSTITUTE AN APPROVAL TO PERFORM ANY GRADING SHOWN HEREON, AND AGREES TO OBTAIN A VALID GRADING PERMIT BEFORE COMMENCING SUCH ACTIVITY.

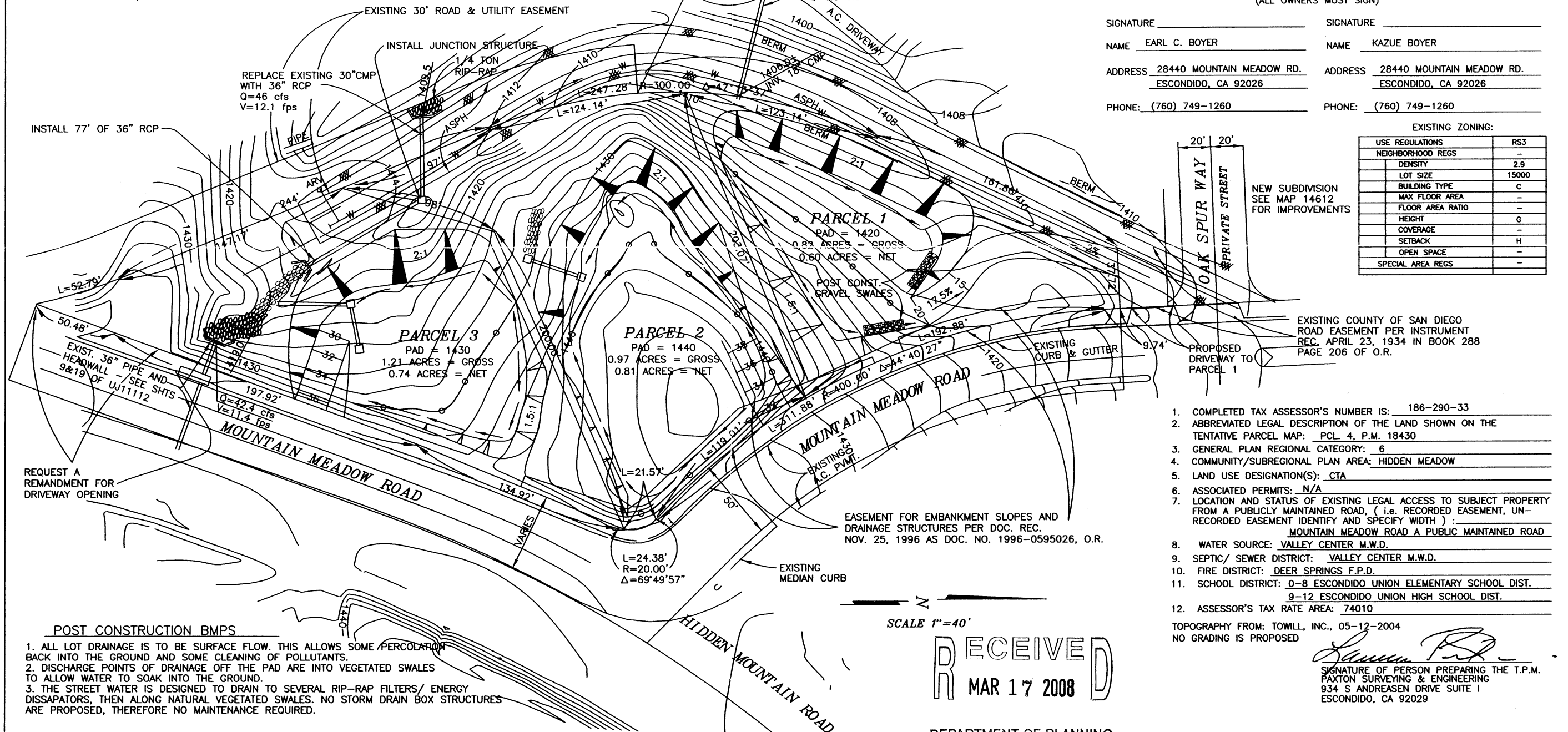
## SOLAR NOTE

ALL PARCELS WITHIN THIS SUBDIVISION HAVE A MINIMUM OF ONE HUNDRED (100) SQUARE FEET OF SOLAR ACCESS FOR EACH FUTURE DWELLING UNIT ALLOWED BY THIS SUBDIVISION AS REQUIRED BY SECTION 81.401 (n) OF THE SUBDIVISION ORDINANCE

## GRADING NOTE:

- PAD SHOWN IS A FEASIBLE SIZE PAD. FINAL PAD WILL BE SUBMITTED BY FUTURE LOT OWNER.
- ALL LOT GRADING REQUIRES BMP'S.

EXIST. 6' X 1' DEEP  
PAVED SWALE IN DRIVEWAY  
EXIST. 3'X1' DEEP  
CONC. SWALE  
VERTICAL DROP- END  
OF PIPE TO CONC. SWALE



(ALL OWNERS MUST SIGN)

SIGNATURE \_\_\_\_\_ NAME EARL C. BOYER ADDRESS 28440 MOUNTAIN MEADOW RD. ESCONDIDO, CA 92026 PHONE: (760) 749-1260

SIGNATURE \_\_\_\_\_ NAME KAZUE BOYER ADDRESS 28440 MOUNTAIN MEADOW RD. ESCONDIDO, CA 92026 PHONE: (760) 749-1260

## EXISTING ZONING:

USE REGULATIONS	RS3
NEIGHBORHOOD REGS	-
DENSITY	2.9
LOT SIZE	15000
BUILDING TYPE	C
MAX FLOOR AREA	-
FLOOR AREA RATIO	-
HEIGHT	G
COVERAGE	-
SETBACK	H
OPEN SPACE	-
SPECIAL AREA REGS	-

NEW SUBDIVISION  
SEE MAP 14612  
FOR IMPROVEMENTS

- COMPLETED TAX ASSESSOR'S NUMBER IS: 186-290-33
- ABBREVIATED LEGAL DESCRIPTION OF THE LAND SHOWN ON THE TENTATIVE PARCEL MAP: PCL 4, P.M. 18430
- GENERAL PLAN REGIONAL CATEGORY: 6
- COMMUNITY/SUBREGIONAL PLAN AREA: HIDDEN MEADOW
- LAND USE DESIGNATION(S): CTA
- ASSOCIATED PERMITS: N/A
- LOCATION AND STATUS OF EXISTING LEGAL ACCESS TO SUBJECT PROPERTY FROM A PUBLICLY MAINTAINED ROAD, (i.e. RECORDED EASEMENT, UN-RECORDED EASEMENT IDENTIFY AND SPECIFY WIDTH): MOUNTAIN MEADOW ROAD A PUBLIC MAINTAINED ROAD
- WATER SOURCE: VALLEY CENTER M.W.D.
- SEPTIC/ SEWER DISTRICT: VALLEY CENTER M.W.D.
- FIRE DISTRICT: DEER SPRINGS F.P.D.
- SCHOOL DISTRICT: 0-8 ESCONDIDO UNION ELEMENTARY SCHOOL DIST. 9-12 ESCONDIDO UNION HIGH SCHOOL DIST.
- ASSESSOR'S TAX RATE AREA: 74010
- TOPOGRAPHY FROM: TOWILL, INC., 05-12-2004  
NO GRADING IS PROPOSED

SIGNATURE OF PERSON PREPARING THE T.P.M.  
PAXTON SURVEYING & ENGINEERING  
934 S ANDREASEN DRIVE SUITE 1  
ESCONDIDO, CA 92029

RECEIVED  
MAR 17 2008

DEPARTMENT OF PLANNING  
AND LAND USE

TPM 20794